

Chapter 6 – Access and Circulation

Section 4-601 Purpose and Applicability.

Section 4-602 Motor Vehicle Access and Circulation Standards.

Section 4-603 Pedestrian and Bicycle Access and Circulation Standards.

Section 4-604 Access and Circulation Design Guidelines

Section 4-601 Purpose and Applicability.

- A. **Purpose.** The purpose of Chapter 6 is to implement the Comprehensive Transportation Plan and ensure that developments provide safe and efficient access and circulation, for pedestrians (including ADA and transit accessibility), motorized vehicles, and bicycles.
- B. **Applicability.** Section 4-602 provides standards for vehicular access and circulation. Section 4-603 provides standards for pedestrian and bicycle access and circulation. These standards are intended to be used in conjunction with the standards for buildings, landscapes, and streets, as provided in other chapters of this Code.

Section 4-602 Motor Vehicle Access and Circulation Standards.

- A. **Motor Vehicular Access and Circulation Standards – Purpose.** This Section provides for vehicle ingress and egress, internal circulation, and transportation demand management options within developments. Vehicular access and circulation must be properly designed so that City’s street system will be able to accommodate traffic at an acceptable level of service. Thus, this Section is intended to balance the right of reasonable access to private property with safe and efficient travel. ~~To achieve this policy intent, state, county, and city~~ Streets have been categorized in the Comprehensive Transportation Plan by function, and classified for access purposes based upon their level of importance and function. Regulations have been applied to these roadways for the purpose of mitigating traffic demand and reducing traffic accidents, personal injury, and property damage attributable to access systems, and to thereby improve the safety and operation of the street network. ~~This will protect the substantial public investment in the existing transportation system and reduce the need for expensive remedial measures.~~ These regulations also further the orderly use of land, protect community character, provide universal pedestrian and bicycle access, and conserve natural resources by promoting well-designed road and access systems.

**B. City Approval of Access Required.**

1. Access to a public street requires approval by the Public Works Manager based on the standards contained in this ordinance and the City's Engineering Design Criteria and Standard Details. ~~Access approval may be in the form of a letter to the applicant, or it may be attached to a notice of disposition as a condition of approval.~~
- ~~2. Permits for access to state highways shall be subject to review and approval by the Arizona Department of Transportation.~~
- ~~3.2. Permits for access to Maricopa County highways shall be subject to review and approval by Maricopa County.~~

**C. Traffic Impact Analysis.** The City ~~or other agency with jurisdiction~~ may require a traffic impact analysis prepared by a registered engineer to determine access, circulation, transportation demand management, and other reasonable transportation system mitigation requirements in reviewing a land use or development application. This analysis shall generally conform to the City's "policy for Traffic Impact Studies" (Transportation Division), as amended.

~~**D. Conditions of Approval.** The City or other agency with jurisdiction may require the closing or consolidation of existing curb cuts or other vehicle access points, recording of reciprocal access easements (i.e., for shared driveways, per Section 4-604), development of a frontage street, installation of traffic control devices, and/or other mitigation by the developer as a condition of granting land use or development approval, to ensure the safe and efficient operation of the street and highway system. Access to and from off street parking areas shall not permit backing onto a public street.~~

**E.D. Access Location Options.** One or more of the following ~~types of~~ access locations may shall be required by the City, consistent with the City's access spacing standards (Section 4-602.F.) and based on ~~as determined through~~ land use or development review (list is ~~not~~ prioritized):

1. Access through ~~existing or proposed local street, alley, or through adjacent property when cross-access easement is provided;~~
2. Access through existing or proposed side street from frontage street (parallel to arterial) or side street (perpendicular to arterial);
3. Access from frontage street (parallel to arterial or freeway); arterial street, in conformance with access spacing standards; or
4. Access from arterial street in conformance with access spacing standards.
5. Access through alleys is permitted except as provided for in Section 4-402.D.3
- 4.6. Site specific combination of above options.

**E. Access – Ingress and Egress.**

1. All parking areas shall be designed so as to provide ingress and egress from a public street by forward motion of the vehicle, except for all single family developments and multifamily developments with eight (8) or fewer dwelling units;
2. Using an alley for access to a parking lot opposite any single family (R1) zoning district is permitted only when part of an approved Use Permit;
3. All off-street parking areas shall have access to a public street by means of a paved driveway that extends from the public right-of-way on-site to a point not less than twenty (20) feet from the right-of-way line;
4. Where an entry gate or guard house controls vehicle access or egress, a stacking lane shall be provided as recommended by the City Engineer. The stacking lane shall not interfere with maneuvering, traffic flow of aisles, streets, bike paths, parking spaces, and sidewalks. Other Code requirements applicable to gates shall be met, per Section 4-602. [subsections relocated from 4-401, B and D in annotated version]

**F. Double-Frontage Lots.** When a lot has frontage onto two or more streets, access shall be provided first from the street with the lowest functional classification. For example, access shall be provided from a local street before a collector or arterial street. Except for corner lots, the creation of new double-frontage lots shall be discouraged. ~~Where a double frontage lot exists, a screening wall may be required between the back yard fence/wall and the adjoining street consistent with the standards in Section 4-507 Screens, Walls, Access Control. Screening walls are not permitted between a building entrance and an adjacent street.~~ Section needs to be revisited - a case by case basis; needs to be similar to D or change E to Corner Frontage Lot, or...

**G. Access Spacing.** Driveway accesses shall be separated from other driveways and street intersections in accordance with the following standards and procedures:

1. Local Streets. Driveways on local streets shall be separated from ~~other driveways and~~ alleys by a minimum of 20 feet, as measured from the edges of driveway apron/alley. Driveways shall be separated from adjacent local street intersections by a minimum of 30 feet as measured from the edge of the driveway apron to the curb line parallel to the driveway edge.
2. Arterial and Collector Streets. Access spacing on collector and arterial streets shall be determined based on the policies and standards in the Comprehensive Transportation Plan. However, driveway curb cuts shall

not be located within 100 feet of the point of intersection of property lines at arterial or arterial/collector street intersections.

3. **Access Management.** Access management controls, such as shared access, and/or access separation greater than that specified by subsections 1-2, may be required by the City for the purpose of protecting the function, safety and operation of the street system in conformance with the Comprehensive Transportation Plan. Where no other reasonable access alternative exists, the City may allow construction of an access connection along the property line farthest from an intersection. In such cases, directional connections (i.e., right in/out, right in only, or right out only) may be required.

**General Plan Reference** -- See Comprehensive Transportation Plan provisions.

- H. **Number of Access Points.** For single-family and two-family residential uses one street access point is permitted per every fifty (50) feet of street frontage. There is no restriction on the number of access points to alleys. The number of street access points for multiple family, commercial, industrial, public facility, and institutional developments shall be minimized to protect the function, safety and operation of the street system. Shared access may be required in new developments.

- I. **Access and Maneuvering for Fire and Refuse Trucks** ~~Emergency Access~~ **[relocate I to F after "Access – Ingress and Egress"]**

1. When required for refuse vehicles or fire trucks, parking lots shall have the necessary dimensions for the on-site maneuvering for these vehicles. A minimum 20-foot wide, unobstructed driveway, lane, or other access way and turn-around may be required for this purpose. If off-site maneuvering is necessary, a permanent, recorded cross-access easement must be filed with the Public Works Manager prior to issuance of a building permit; (reference appendix for turn around/maneuvering).
2. A fire equipment access lane shall be provided for any portion of an exterior wall of the first story of a building that is located more than 150 feet from an existing public street or approved fire equipment access drive. [subsections from 4-401 D, 1,2 in annotated version]

~~and Parking Area Turn-Arounds~~ adequate, except that vehicles parked in for spaces designated for a single family or multifamily development with eight (8) or fewer dwelling units may back onto the street.

- J. **Vertical Clearances.** Driveways, private streets, aisles, turn-around areas, parking structure entrances, and ramps shall have a minimum vertical clearance of 13 feet 6 inches for their entire length and width.

- K. **Vision Clearance.** Driveways, private streets, aisles, turn-around areas, parking structure entrances, and ramps shall conform to the Vision Clearance Standards in Section 4-205.

**L. Driveways.** Driveways shall be the minimum width necessary to provide the required number of vehicle travel lanes and to promote traffic calming in pedestrian areas. ~~Driveways that exceed 30 feet in width shall provide a median pedestrian refuge.~~ The specific driveway design standards are provided in the Engineering Design Criteria and Pedestrian and Bicycle Design Guidelines. (See Appendix)

**M. Driveway and Private Street Construction.** The following development and maintenance standards shall apply to all driveways and private streets:

1. Surface. Driveways, parking areas, aisles, and turn-arounds shall be paved with asphalt or concrete; or alternatively, a dust-proof, porous paving material (e.g. decomposed granite) may be used when approved by the ~~Public Works~~Development Services Manager as part of a storm drainage retention plan. When such porous paving material is used, tire cleaning strip(s) shall be provided at each egress (i.e. to prevent any loose gravel from entering the right-of-way). ~~A concrete apron shall be used to indicate the end of the public right of way and beginning of the private drive for all driveways.~~ Use of porous paving materials shall conform to ADA standards. (Refer to Federal ADA standards).
2. Storm Drainage Management. All development and redevelopment projects shall convey storm drainage from driveways in conformance with an approved storm drainage retention plan.

**N. Mobile Home Park, Mobile Home Subdivision, and Trailer Park Access.** A minimum of two (2) vehicular entrances shall be provided for each mobile home park, mobile home subdivision, and trailer park development. One entrance may be kept closed to the general public if provision is made for emergency access and if this entrance is not necessary to accommodate the volume of traffic generated by uses on the site.

## Section 4-603 Pedestrian and Bicycle Access and Circulation Standards.

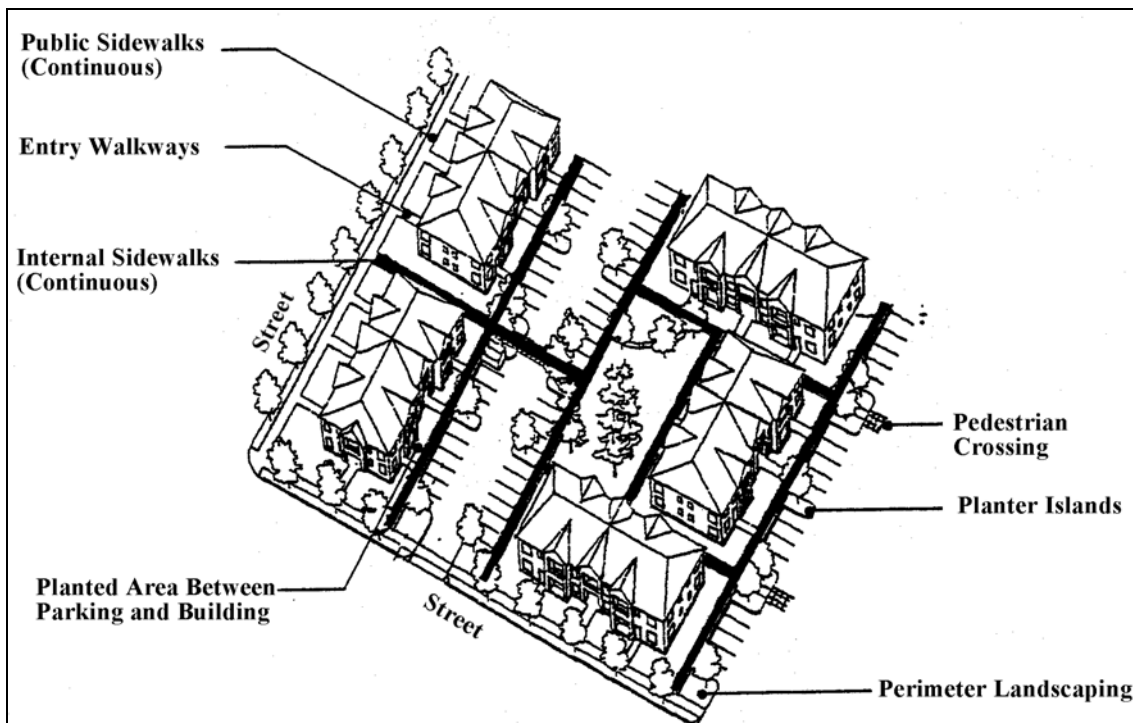
**A. Pedestrian and Bicycle Access and Circulation – Purpose.** The purpose of this Section is to implement the Comprehensive Transportation Plan, provide transportation options, and ensure that new pedestrian and bicycle facilities are designed to be attractive, safe, and convenient to use, as well as ADA accessible and supportive of transit use.

**B. Pedestrian and Bicycle Accessibility.** All projects that are subject to the provisions of this Code shall provide for pedestrian and bicycle accessibility. Accessibility shall be from a direct, convenient and attractive pathway system that conforms to the following standards:

1. Continuous Pathways. A pathway system shall extend through the development site and connect the street sidewalk to all primary building entrances, as generally shown in Figure 4-603B. ~~The system shall also connect to all future phases of development, if any, and adjacent trails,~~

~~plazas, and open space areas wherever possible.~~ The Development Services Manager may require the developer ~~may also be required to~~ connect or stub pathway(s) to adjacent streets, ~~and~~ private property, adjacent trails, plazas, future phases of development, and open space areas (when reciprocal access easement is available or can reasonably be provided). ~~Pathways shall also be consistent with the Parking Facility Landscape standards in Section 4-505.~~

**Figure 4-603B Typical Pedestrian Pathway**



- C. Pathway Safety, Comfort, and Convenience.** All portions of a development shall be accessible by a direct, convenient, attractive, safe and comfortable system of pedestrian facilities, as follows:
1. **Direct:** The pathway does not deviate unnecessarily from a direct route or involve a significant amount of out-of-direction travel for likely users;
  2. **Safety and comfort:** The pathway is free from hazards, has appropriate lighting levels (i.e., relative to the adjacent use and considering natural surveillance), is suitable for people in wheelchairs (e.g., traction, not bumpy, etc.) and people with visual impediments, and provides a reasonably direct route of travel between destinations. The use of shade trees or shade structures, and light color paving materials are required along pathways that cross surface parking lots;
  3. **Access to primary building entrances and parking areas:** For commercial, industrial, mixed use, public, and institutional buildings, at least one



pedestrian pathway shall connect the public sidewalk to a primary entrance, and at least one pathway shall connect the primary building entrance to the street sidewalk; these may be one in the same if it is “direct”. A “primary entrance” is the main public building entrance. In the case where no public entrance exists, pathway connections shall be provided to the main employee entrance. For residential buildings the “primary entrance” is the front door (i.e., facing the street). For multifamily buildings or courtyard housing in which each unit does not have its own exterior entrance facing a street, the “primary entrance” may be a lobby, courtyard, plaza or breezeway which serves as a common entrance for more than one dwelling;

4. Pedestrian amenities: Pedestrian amenities shall be provided along sidewalks and pathways to support defensible space, crime prevention, pedestrian comfort, and accessibility in conformance with Section 3-405. Appropriate pedestrian amenities include, but are not limited to, weather protection (shade trees, awnings, canopies or other shade structures), street trees, outdoor seating, bus waiting areas, plazas, courtyards, low-level pedestrian-scale lighting, and public art;
5. Accessibility: The pathway system shall comply ~~is consistent~~ with ADA requirements.

**D. Pedestrian and Bicycle Access Ways.** Pathways (for pedestrians and bicycles) shall be provided through a ~~site~~ site: where such pathways are identified in the city’s adopted Bicycle/Pedestrian plans; where the block length exceeds the length required by Section 4-902E; ~~Pathways shall also be provided~~ where cul-de-sacs or dead-end streets are planned; to connect the ends of the streets together, to other streets, and/or to other developments, where practicable. Such access ways shall conform to the City of Tempe Pedestrian and Bicycle Facility Design Guidelines and comply with all of the following criteria:

1. Sidewalks or multi-use pathways (i.e., for pedestrians and bicyclists) may be required, as determined by the Public Works Manager based on the likely use of the facility;
2. The pathways shall be lighted in conformance with Section 4-803;
3. Ramps are required for slopes greater than 5%;
4. Landscaping within the pathway easement/right-of-way shall be required for screening, shade, and the privacy of adjoining properties, consistent with the landscaping guidelines in Section 4-509; and
5. The decision making body may determine that a pathway is impracticable based upon any one of the following factors that prevent a connection now or in the future:

- a. physical or topographic conditions (e.g., freeways, railroads, extremely steep slopes, sensitive lands, and similar physical constraints);
- b. the location of buildings or other existing development that physically prevents a connection, considering the potential for redevelopment;
- c. the existence of recorded leases, easements, covenants, restrictions, or other agreements that were recorded as of [date] and prohibit a pathway connection from being made; or
- d. when user and adjoining property security is at significant risk, as determined by the Development Services Manager (i.e., greater risk than typical pathway).

**E. Pathway Design and Construction Standards.** At a minimum, all pathways shall conform to all of the standards in 1-5, below, and the Pedestrian and Bicycle Facility Design Guidelines (Appendix B-2). See also Figure 4-603E.

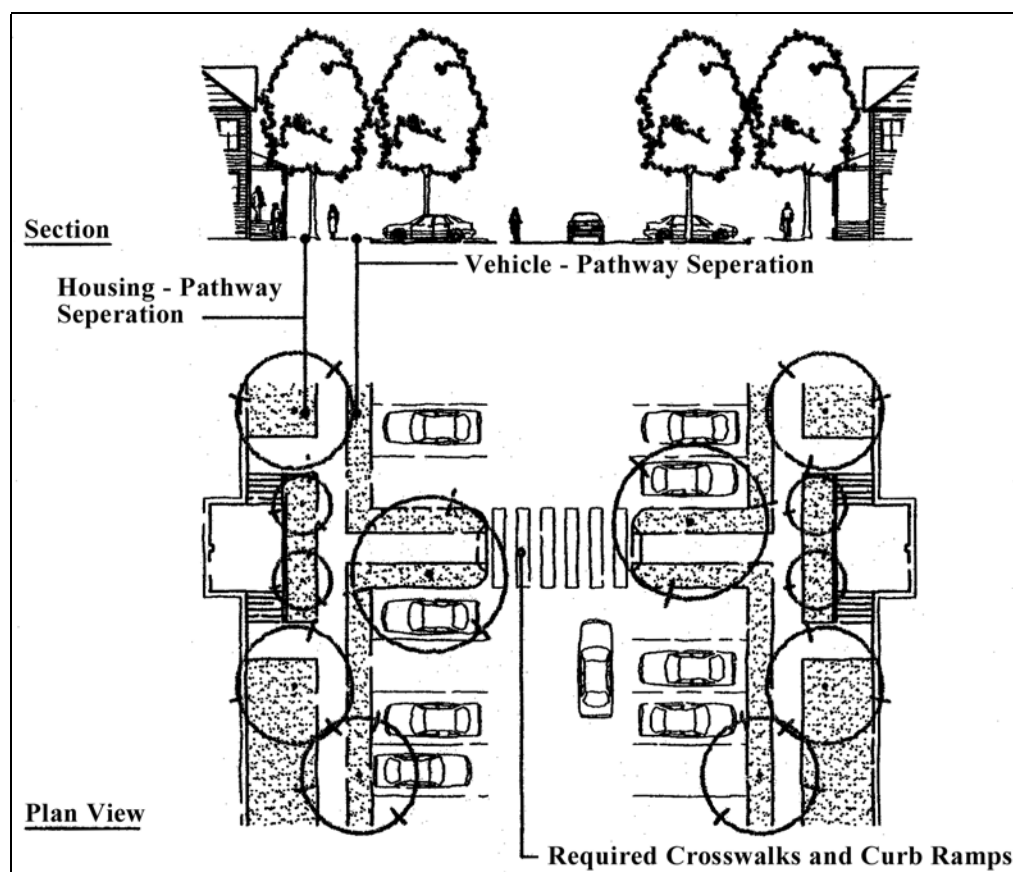
1. **Vehicle/Pathway Separation.** Where pathways are parallel and adjacent to a driveway or street (public or private), they shall be raised 6 inches and curbed, or separated from the driveway/street by a buffer strip, with a minimum width of seven (7) feet, utilizing bollards, a landscape berm, or other physical barrier. If a raised path is used, the ends of the raised portions must be equipped with accessible curb ramps.
2. **Housing/Pathway Separation.** Pedestrian pathways shall be separated a minimum of ten (10) feet from all residential living areas on the ground-floor, except at building entrances, to provide for privacy in living areas. Separation is measured ~~as measured~~ from the pathway edge to the closest dwelling unit. The separation area shall be landscaped in conformance with the provisions of Section 4-507, Screens, Walls, and Access Control Landscapes. Pathway/building separation is not required for commercial, industrial, public, or institutional uses, except as may be required through a land use or development application approval.
3. **Private Crosswalks.** Where pathways cross a parking area, driveway, or private street, they shall be clearly marked in accordance with ADA standards. ~~with contrasting paving materials, humps/raised crossings, or painted striping. Contrasting paving material shall not interfere with wheelchair use (e.g., traction and bumping) or travel by the visually impaired, and be subject to review and approval by the City Engineer. Painted striping, when permitted through design review, may be used only for crossings of 24 feet or less (i.e., from curb ramp to curb ramp), and shall consist of thermo plastic striping or similar type of durable application.~~
4. **Pathway Surface.** Pathway surfaces shall be concrete or asphalt, and have a width that is based on their function. (See Pedestrian Facility



Design Guidelines in Appendix B-2.) Pavers, brick, and other ornamental paving may be used if it has a smooth finish, and textured or bumpy materials may be used as an edge treatment, provided that an accessible route is provided between the edge treatment. Multi-use paths (i.e., for bicycles and pedestrians) shall be concrete or asphalt.

5. Accessible routes. Pathways shall provide for accessible routes of travel, including pedestrians and ADA accessibility.

Figure 4-603E Pathway Separation



- F. Requirements for Shade on Long Access Pathways.** When the primary entrance of a building is more than one hundred fifty (150) feet from the nearest point of the abutting public sidewalk and accessing the entrance involves traversing a parking lot with more than one hundred fifty parking (150) spaces, an overhead, shade structure or tree canopy is required along the pathway that is required under Section 4-603C. Shade elements may include opaque structures (e.g., arbor, pergola, portico, awning, canopy, etc.) and/or shade trees planted twenty-five feet on center or closer.

## Section 4-604 Access and Circulation Design Guidelines.

- A. Shared Driveways.** The number of driveway and private street intersections with public streets shall be minimized through the use of shared driveways with adjoining uses where feasible. The City may require the use of shared driveways through the land use and development review process, for traffic safety and access management purposes in accordance with the following standards:

1. Shared driveways and frontage streets may be required to consolidate access onto a collector or arterial street. When shared driveways or frontage streets are required, the City may require that they be stubbed to adjacent developable parcels for future extension. “Stub” means that a driveway or street temporarily ends at the property line, but may be extended in the future as the adjacent parcel develops. “Developable” means that a parcel is either vacant or it is likely to receive additional development due to infill or redevelopment potential.
  2. Access easements (i.e., for the benefit of affected properties) shall be a condition of land use or development approval and shall be recorded for all shared driveways prior to occupancy.
  3. Exception. Shared driveways are not required when existing development patterns or physical constraints (e.g., topography, parcel configuration, and similar conditions) prevent extending the street/driveway with reciprocal access in the future.
- B. On-Site Traffic Calming.** Traffic calming features such as curb extensions, special paving, humps or other features may be required for the on-site circulation systems and street access points of larger developments. Traffic calming measures should conform to the Pedestrian Facility Design Guidelines contained in the Appendix.

## Chapter 7 – Signs

- Section 4-701 Purpose and Applicability.**
- Section 4-702 General Sign Standards.**
- Section 4-703 Permitted Signs.**
- Section 4-704 Sign Permits, Fees and Procedures.**

### **Section 4-701 Purpose and Applicability.**

**A. Purpose.** The sign regulations are designed to encourage the creation of an aesthetic appearance throughout the city, while eliminating signs that may contribute to visual clutter. The regulations for signs have the following specific objectives:

1. To reflect and support the desired character and development patterns of the various zones and plan districts.
2. To allow for adequate and effective signs in commercial and industrial zones while preventing signs from dominating the appearance of the area.
3. To distinguish between signs that require visibility from automobiles and those that are oriented to pedestrians.
4. To require sound design, construction, installation, and proper maintenance so that the public safety and traffic safety are not compromised.
5. To provide standards for location, size, construction, type, and number of signs.
6. To provide reasonable limits on the magnitude and extent of graphic communication presented to the public.

**B. Applicability.** The regulations in Chapter 7 are applicable to all signs in the city.

## Section 4-702 General Sign Standards.

### A. Definitions.

For definitions related to signs, refer to Section 7-120, “S” Definitions.

### B. Prohibited Signs.

Prohibited signs include:

1. ~~Any~~ Non-public signs in public right-of-way or on public property except signs allowed by encroachment permit, lease, portable signs in CC district, and approved banner signs installed pursuant to the city’s banner program;
2. ~~All~~ Signs mounted on a building roof;
3. Portable signs except as otherwise permitted;
4. Signs that are mounted, attached, or painted on trailers, boats or vehicles when used as additional signage on or near the business premises; and similar signs. Business vehicles displaying signage or advertising shall be parked in an assigned parking space which is not immediately adjacent to a street frontage;
5. ~~All~~ Signs having intermittent or flashing illumination, animated or moving parts, or that emit sound (except as allowed under Section 4-7-~~218~~03 F. and O.);
6. Freestanding changeable copy signs, except for theaters and service stations (See Section 4-7-~~221~~03 F and S., Service Station Signs);
7. ~~All~~ Banners, pennants, wind-driven spinners, steamers, balloons, flags, search lights, strobe lights, holographic projections, laser light displays, beacons, inflatable signs, except as otherwise provided in section 4-703 T.;
8. Service ~~or~~ bay mounted signs, s, banners, or advertising;
9. ~~Any~~ s Signs imitating ~~an~~ official traffic control signs, s, or any sign or device obscuring such signs or devices;
10. ~~All~~ s Signs mounted on, or applied to trees, utility poles, rocks, or city owned property;
11. ~~Any~~ s Signs placed on private property without the property owner’s written approval;

12. Off-premise/off-site signs, except as permitted in Sections 4-7-~~204~~03 ~~D.~~(boutique directional sign), Section 4-7-~~216~~03 ~~N.~~(lead-in sign), Section 4-7-~~219~~03 ~~P.~~ (political sign), or Section 4-7-~~223~~03 ~~U.~~ (subdivision advertising);
13. Road side memorials;
14. Business identification/advertising signs are prohibited in single family zoning districts. (~~Do we~~ Need to include business signs for 1 s.f. for home occupations~~??~~.)

### C. Unauthorized Signs.

An unauthorized sign is one that is illegally displayed in the city right-of-way, ~~or~~ on city property, ~~or~~ on private property without the property owner's consent. City staff may remove such signs. These signs may be disposed of, as per Sections 26-51 through 26-59 of the Tempe City Code if unclaimed within thirty (30) days.

### D. Exempt Signs.

The following signs are exempt from this Code and do not require permits:

1. Traffic or other governmental street signs, such as railroad crossing signs and notices, as may be authorized by the City.
2. Signs of public utility companies indicating danger or that serve as an aid to public safety, or that show the location of underground facilities or public telephones.
3. ~~Street address signs and non-illuminated building address signs authorized or required by the City.~~

### E. Ceased Signs.

The owner, agent, tenant or person having beneficial interest in the business, property or premises on which such sign is located shall remove ceased signs within one (1) year upon cessation of such business or sale of such product.

### F. Sign Height Measurement.

Sign height measurements are as follows:



1. “Freestanding sign”: Height is the distance from the top of the sign structure to the top of the curb. The height of any monument base or other structure erected to support or ornament the sign shall be measured as part of the sign height;
2. “Wall or ~~fascia~~building -mounted”: Height is the distance from the top of the sign structure to the top of the curb.

## G. Sign Area Measurement.

Sign area measurements are as follows:

1. The maximum total aggregate area for all signs on the premises for any one business may be equal to one (1) square foot of sign area for every lineal foot of business frontage, as measured by the primary business entry frontage;
2. Sign area will include the areas of all permitted signs. Directional signs assisting in the flow of traffic, street addresses, and signs necessary for safety (e.g., stop engine, no smoking), not exceeding two (2) square feet in area per sign are exempt from total sign area;
3. Internal businesses and brands contained within a host business are allowed exterior signage within the area allowances for the entire building and/or site;
4. One face: Area of the single face only;
5. Sign area for a sign with more than one component (e.g., a service station identification/price sign combination on a monument base, mounted on the same surface) will be measured as the area of the smallest geometric shape that encompasses the components of the sign; (need new illustration)
6. Sign copy mounted or painted on a background panel or area distinctively painted, textured, illuminated, or constructed as a background for the sign copy, shall be measured as the area contained within the geometric shape of the background panel or surface; (need new illustration)
7. Sign copy mounted as individual letters or graphics against a wall or fascia of a building or other structure that has not been painted, textured or otherwise altered to provide a distinctive background for the sign copy, shall be measured as the area enclosed by the smallest geometric shape that will enclose all sign copy; (need new illustration)
8. Multiple sign faces:

- a. Two (2) faces: If the interior angle between the two (2) faces is forty-five degrees (45) or less, the area will be the area of one face only; if the angle between the two (2) sign faces is greater than forty-five degrees (45), the sign area will be the sum of the areas of the two (2) faces;
  - b. Three (3) or more sides: Sign area will be calculated as 50% of the sum of all faces.
7. Free form, spherical, sculptural, and other non-planar signs:
- i. Sign area will be calculated as 50% of the sum of the area of the four (4) vertical sides of the smallest cube that will encompass the sign.

## H. Sign Illumination.

Signs may be illuminated internally or externally as provided by this Code (See also, Section 4-803 and 4-804, Lighting) and/or as specified by approved sign criteria:

- 1. ~~The s~~ Sign face shall function as a filter for an internally illuminated sign. (see sec 4-803);
- 2. Sign illumination from above shall be fully shielded;
- 3. Sign illumination from below shall comply with the dark sky section in section 4-804;
- 4. ~~Flashing or intermittent forms of illumination are prohibited;~~
- 5. ~~All i~~ Illuminated signs shall require a sign permit, comply with the Tempe City Code and shall comply with all provisions of the Tempe electric code; and
- 6. Exposed electrical conduit or exposed raceways are ~~not~~ allowed only ~~with~~ design review approval.

## I. Sign Maintenance.

Sign maintenance requirements are as follows:

- 1. ~~All s~~ Signs on a property shall be maintained by the owner or person in possession of the property on which the sign is located. Maintenance shall be such that the signage continues to conform to the conditions imposed by the sign permit.
- 2. ~~Any~~ damaged sign, including signs vandalized or subjected to graffiti, shall be repaired within sixty (60) days.

3. ~~Any m~~Metal pole covers and sign cabinets shall be kept free of rust and rust stains.
4. ~~Any i~~Internally illuminated sign cabinets or sign panels that have been damaged shall remain un-illuminated until repaired.
5. ~~Any s~~Signs that ~~haves~~ been damaged to such extent that it may pose a hazard to passersby, as determined by the Development Services Manager~~zoning administrator~~, shall be repaired or removed immediately.
6. Maintenance of legal non-conforming signs shall be consistent with applicable Arizona law. A legal nonconforming sign that has been damaged to the extent of more than fifty percent (50%) of its reproduction value shall be removed or altered so as to conform to the provisions of Part 3, Chapter 5 Non-conforming situations.
7. Failure to comply with these sign maintenance requirements shall constitute a violation of this Code.

#### J. Comprehensive Sign Package.

1. When a site is developed as a complex/center, or multi-tenant development, a comprehensive sign package shall be provided for the property, unless ~~as~~otherwise approved by the Design Review Board;
2. For tenants of complex/centers and multi-tenant developments, sign permits will only be issued for signs that comply with the previously approved comprehensive sign package, if applicable; and
3. For the Regional Commercial Center district (RCC), a comprehensive sign package for business signs ~~for anchor tenants are not subject to the standards of this chapter. Shall be established by T~~the Design Review Board and City Council. ~~shall establish sign criteria. The RCC is not subject to the standards of this chapter~~

### Section 4-703 Permitted Signs

For permitted signs, see individual requirements in this section.

Table 4-703A Permitted Signs			
Sign Types	Single Family Districts	Multi-Family Districts	Commercial, Mixed Use and Industrial Districts

Table 4-703A Permitted Signs			
Sign Types	Single Family Districts	Multi-Family Districts	Commercial, Mixed Use and Industrial Districts
Address Signs	<u>P</u>	<u>P</u>	<u>P</u>
Awning/ <del>Canopy</del> Signs	<u>N</u>	<u>P</u>	<u>P</u>
Boutique Directional Signs	<u>P</u>	<u>P</u>	<u>P</u>
Building Mounted Signs	<u>P</u>	<u>P</u>	<u>P</u>
<del>Changeable Copy</del> / <u>Theater</u> Marquee Signs	<u>N</u>	<u>N</u>	<u>P</u>
Construction Signs	<u>P</u>	<u>P</u>	<u>P</u>
Directional Signs	<u>N</u>	<u>P</u>	<u>P</u>
Directory Signs	<u>N</u>	<u>P</u>	<u>P</u>
Flags	<u>P</u>	<u>P</u>	<u>P</u>
Freestanding Identification Signs	<u>P</u>	<u>P</u>	<u>P</u>
Future Development Signs	<u>P</u>	<u>P</u>	<u>P</u>
Holiday <del>Signs</del> <u>Decorations</u>	<u>P</u>	<u>P</u>	<u>P</u>
Lead-In Signs	<u>P</u>	<u>P</u>	<u>P</u>
Menu Board	<u>N</u>	<u>N</u>	<u>P</u>
Non-Commercial Speech	<u>P</u>	<u>P</u>	<u>P</u>
Political Signs	<u>P</u>	<u>P</u>	<u>P</u>
Portable Signs	<u>N</u>	<u>N</u>	<u>P (CC district only)</u>
Sale, Lease or Rent Signs	<u>P</u>	<u>P</u>	<u>P</u>
Service Station Signs	<u>N</u>	<u>N</u>	<u>P</u>

Table 4-703A Permitted Signs			
Sign Types	Single Family Districts	Multi-Family Districts	Commercial, Mixed Use and Industrial Districts
Special Event Signs	<u>N</u>	<u>P</u>	<u>P</u>
Subdivision Advertising	<u>P</u>	<u>P</u>	<u>P</u>
Window Signs	<u>N</u>	<u>N</u>	<u>P</u>

P = Permitted

N = Not permitted

## Section 4-703 Permitted Signs

- A. ~~Non-Non~~Commercial Speech.
- B. Address Sign.
- C. Awning/~~Canopy~~ Sign.
- D. Boutique Directional Sign.
- E. Building Mounted Signs.
- F. ~~Changeable Copy~~~~Theatre~~Marquee Sign (move this in alphabetical order).
- H. Construction Sign.
- I. Directional Sign.
- J. Directory Sign.
- K. Flags.
- L. Freestanding Identification Sign.
- M. Future Development Sign.
- N. Holiday Decorations.
- O. Lead-in Sign.

- P. Menu Board.
- Q. Political Sign.
- R. Portable Sign.
- S. Sale, Lease or Rent Sign.
- T. Service Station Signs.
- U. Special Event Sign.
- V. Subdivision Advertising.
- W. Window Signs.

#### A. Non-Commercial Speech.

~~Any~~ signs authorized in this chapter ~~are~~ allowed to contain non-commercial copy in lieu of any other copy.

#### B. Address Sign.

Address sign requirements are as follows:

1. Identification signs and site addresses shall be visible from public access to the property ~~to minimize confusion and expedite public safety response~~. The height, quantity, size, location, color, and material of address letters and numbers on buildings, signs, and directories shall be as required by the Development Services Manager or through Design Review, ~~and shall be based on the following factors: building/structure height, setback from street, and whether the address is to be viewed primarily by pedestrians or from vehicles~~. Addresses shall be ~~no less than~~ at least four (4) inches in height and have a color contrast with the background color of at least fifty (50) percent; ~~Quantity, location, and size shall be resolved through CPTED guidelines, Appendix B. 4.~~
2. When a building is internal to a multiple building site and a directory sign is provided, the address shall be visible from the internal drive or pedestrian path.
3. One and two family dwellings shall provide four (4) inch address numbers on the front elevation, and on the front and rear elevations when abutting an alley. Buildings with perimeter walls shall have the



~~number on the outside of the wall. Properties occupied by three (3) or more structures shall have an internally illuminated directory that shows the street address, layout of the complex, the location of the viewer, and the unit designations within the complex. Any property may be required to have directional signage with address number(s) where building address(s) is (are) not otherwise visible. Directories shall be sufficient in number and placed in locations to insure that law enforcement and emergency personnel can easily locate a particular address or individual unit; (move #3 to Sec. 4-7-211)~~

4. No sign permit is required for site address ~~e~~ signs unless ~~such sign~~ it is internally illuminated.

### C. Awning Sign.

Awning sign requirements are as follows:

1. Sign copy including logo or trademark shall not exceed fifty percent (50%) of each awning face (including valance);
2. ~~Such sign shall~~ may only be displayed on the ground floor and second floor awnings;
3. ~~Flashing or intermittent illumination of awnings is prohibited.~~
4. Front lighting for awning signs is permitted subject to Design Review approval. Back lighting for awning signs is not permitted.
5. A sign permit is required.

### D. Boutique Directional Sign.

Boutique direction sign requirements are as follows:

1. A boutique shall have obtained a city sales tax license prior to displaying such signs;
2. ~~Such signs~~ shall only be displayed during business hours; ~~only;~~
3. Each boutique shall be allowed a maximum of four (4) ~~such~~ signs. Prior to displaying ~~such~~ signs, the operator of the boutique shall provide the city with a document that specifies the locations of where each sign shall be displayed. The operator shall be responsible for limiting the signs to those specific locations;
4. ~~Such signs~~ shall be portable and shall not exceed three (3) square feet in area nor three (3) feet in height;

5. ~~Such sign~~ shall be placed without creating a traffic hazard, as determined by city staff. Such sign shall not be placed in a traffic median, city right-of-way, on a public sidewalk or bicycle path; and
6. No sign permit is required.

#### E. Building Mounted Sign.

Building mounted sign requirements are as follows:

1. ~~Such sign~~ shall be ~~supported solely by the~~ mounted to the wall or fascia face of the building;
2. ~~Building mounted signs shall not exceed~~ Shall be eighty (80) percent or less of their horizontal or vertical backgrounds ~~without approval of~~ unless otherwise approved by the Design Review ~~Board~~;
3. ~~Such signs~~ may be flag-mounted in the ~~central~~ Central eCommercial district and in the Pedestrian Overlay District, and may only be located on the ground floor and second floor of the building ~~only~~;
4. Shall not exceed the height of the building;
- 4.5. In the Multi-Family district, a building mounted sign not exceeding six (6) square feet in area is permitted. The height of such sign shall not exceed ten (10) feet; and ~~Such sign shall not exceed the height of the building in that district.~~
- 5.6. A sign permit is required. ~~Internally illuminated sign cabinets shall comply with the Tempe electrical code and other applicable provisions of this Code.~~
- 6.7. For one and two (2) family dwellings, an identification sign not exceeding one (1) square foot in area is permitted giving the name only of the land or building on which displayed or of the owner or lessee thereof; and a sign permit is not required. ~~A sign permit is required.~~

#### F. ~~Changeable Copy~~ Theater Marquee Signs.

Theater ~~Changeable copy~~ marquee sign requirements are as follows:

1. ~~Such signs are limited to theater and service station use only. Service stations may use such signs for price of fuel information only;~~

~~2.1. Except for service station use, such signs shall only be building mounted; and~~ Theaters may use intermittent or flashing illumination to display theatrical or performance information; and

~~3.2.~~ A sign permit is required.

## G. Construction Sign.

Construction sign requirements are as follows:

1. ~~Such signs~~ shall ~~only~~ be displayed only on the actual construction site;
2. ~~Such sign~~ shall not exceed eight (8) feet in height nor thirty-two (32) square feet in area;
3. ~~All such signs~~ shall be removed prior to the issuance of a certificate of occupancy for the site; and
4. No sign permit is required.

## H. Directional Sign.

Directional Sign Requirements are as follows: ~~A directional sign is one that includes copy offering pertinent directional information for the purpose of assisting in the flow of vehicular or pedestrian traffic. Requirements are as follows:~~

1. ~~Such signs shall not exceed~~ May be a maximum of three (3) feet in height ~~nor~~and two (32) -square feet in area;
2. Signs exceeding three (3) feet in height or two (2) square feet in area, will be included in the total aggregate sign area for the business.
- ~~3. Such signs are permitted in all zoning districts; and~~
4. No sign permit is required unless such sign is illuminated.

## I. Directory Sign.

Directory sign requirements are as follows:

1. As determined by the ~~DSM~~Development Services Manager, any property may be required to have ~~directional~~directory signage with address numbers ~~s(s)~~ where building address(s) is ~~(are)~~ not ~~otherwise~~ visible. Such directory signs shall be internally illuminated ~~that~~and shows the street address, layout of the complex, the location of the viewer, and the unit

designations within the complex. ~~Directories shall be sufficient in number and placed in locations to insure that law enforcement and emergency personnel can easily locate a particular address or individual unit;~~

2. ~~Properties occupied by three (3) or more structures shall have an internally illuminated directory that shows the street address, layout of the complex, the location of the viewer, and the unit designations within the complex. Directories shall be sufficient in number and placed in locations to insure that law enforcement and emergency personnel can easily locate a particular address or individual unit;~~
3. ~~Unless authorized by the Development Service Manager, such signs shall not exceed six (6) feet in height or sixty-four (64) square feet in area, and shall conform to security and crime prevention requirements;~~
4. ~~Such signs~~ shall not include any advertising copy; and
5. ~~Such signs may be utilized in all zoning districts~~
6. A sign permit is required.

#### J. Flags.

Flag requirements are as follows:

1. Flag poles shall not exceed thirty-five (35) feet in height. A maximum of three (3) flagpoles are allowed on a site;
2. Any flag flown in conjunction with the United States or State of Arizona flag shall be flown beneath them and shall not exceed them in size or 36 ~~square feet~~ in area, whichever is lesser;
3. Flag illumination ~~shall be from ground mounted up light fixtures provided the beam spread is limited to a narrow spot (7 degrees) and shielded by a matrix grid to reduce glare and limit emission to sky (refer to lighting section);~~ and
4. A sign permit is not required. A use permit is required to allow more than three (3) flagpoles on a parcel;

#### K. Freestanding Identification Sign.

Freestanding identification sign requirements are as follows:

1. Any building is allowed one (1) freestanding sign per street frontage or;
- ~~1.2.~~ All complex/centers/multi-tenant buildings are allowed ~~no more than~~ one (1) freestanding sign per street frontage;
- ~~2.3.~~ ~~Freestanding identification signs~~ Maximum height, including any supporting structures, shall ~~not be exceed~~ eight (8) feet ~~in height~~, and maximum area shall be twenty-four (24) square feet; ~~in area~~;
- ~~3.4.~~ ~~All such signs~~ shall have monument-type bases of masonry construction or other architectural grade material approved through design review; ~~;~~
- ~~4.5.~~ ~~Such signs~~ may ~~be used for~~ identify a center, ~~or building, or tenant~~ identification, multi-tenant identification (maximum of four (4) ~~tenants~~), or a combination thereof; ~~;~~
- ~~5.6.~~ ~~Such signs~~ shall not include any advertising copy other than trademarked brand identification. (need to discuss this.)
- ~~6.7.~~ Address numerals shall be included on all freestanding sign structures, except subdivision identification signs. The numerals shall be at least ~~no smaller than~~ four (4) inches in height; and
- ~~7.8.~~ A sign permit is required.

#### L. Future Development Sign.

Future development sign requirements are as follows:

1. ~~Such signs~~ shall include ~~copy identifying~~ the name(s) of the project architect, developer and contractor;
2. Such signs shall ~~be not exceed~~ eight (8) feet in height and a maximum of thirty-two (32) square feet in area ~~nor eight (8) feet in height~~;
3. ~~Such signs~~ may be maintained for ~~a period not to exceed~~ twelve (12) months and shall be removed prior to the issuance of a certificate of occupancy;
4. ~~Such signs~~ shall not be internally illuminated;
5. ~~All such signs~~ shall be located on the development site;
6. Only one sign shall be displayed per street frontage; and
7. A sign permit is required.

**M. Holiday Decorations.**

Holiday Decorations ~~s for Requirements. R~~esidential ~~uses decorations~~ are permitted. Holiday decorations for non-residential uses are subject to the following requirements:

1. Holiday decorations may be displayed on a temporary basis for traditionally accepted civic, patriotic or religious holidays; ~~Ornamental twinkling lights not exceeding \_\_\_ foot candle are permitted when part of a window display, patio, landscape or other integral part of a business;~~
2. Holiday decorations shall not be displayed sooner than thirty (30) days prior to the holiday to which they pertain, and shall be removed no later than fifteen (15) days following the holiday to which they pertain;
3. Balloons are not considered to be holiday decorations;
4. Such decorations shall not be displayed in ~~such~~ a manner as to constitute a traffic hazard; and
5. No sign permit is required.

**N. Lead-in Sign.**

Lead-in sign requirements are as follows:

1. ~~Such signs~~ Maximum height shall be ~~shall not exceed~~ three (3) feet ~~in height nor~~ and maximum area shall be three (3) square feet ~~in area with;~~ no illumination is allowed;
2. ~~No more than~~ A maximum of four (4) ~~such~~ signs shall be displayed for each home for sale or rent;
3. Complexes, developments or subdivisions shall not display more than four (4) such signs;
4. ~~Such signs~~ shall only be displayed when a sales/lease person is on duty at the property. ~~These~~ signs shall not be left out overnight;
5. ~~Such~~ signs shall not be placed so as to create a traffic hazard as determined by the Development Services Manager ~~Director~~. Such signs shall not be placed in a traffic median, public sidewalk, bicycle path on city property or in city right-of-way between the sidewalk and the curb; and
6. No sign permit is required.



**O. Menu Board.**

1. Building Mounted Menu board requirements are as follows:
  - a. ~~Such signs~~ shall not exceed six(6) square feet in area;
  - b. ~~Such signs~~ may be illuminated;
  - c. The sign area for a menu board shall not be counted in the total aggregate sign area for the business in determining the allowable sign area for the business; and
  - d. Sign permit is required if illuminated.
2. Freestanding Menu Board requirements for drive through restaurants are as follows:
  - a. ~~Such signs~~ shall not exceed forty five(45) square feet in area nor eight (8) feet in height. Height and area includes accessory clip-ons;
  - b. Two ~~such~~ signs per business is allowed. The sign(s) shall not be placed within a clear vision triangle and shall not conflict with ADA accessibility requirements;
  - c. The sign area for menu board(s) shall not be counted in the total aggregate sign area for the business in determining the allowable sign area for the business;
  - d. ~~Such signs~~ may be illuminated; and
  - e. Sign permit is required if illuminated.

**P. Political Sign.**

Political Sign Requirements. ~~A political sign is a temporary sign used to advertise the candidacy of an individual, ballot proposition/issue, or to encourage citizens to vote.~~ Political signs are regulated by this Chapter in terms of their location, and time allowance because of the secondary effects associated with such signs – namely litter, traffic safety hazards, and aesthetics in general – and not because of their content. Requirements are as follow:

1. ~~Such signs~~ shall only be located on property with the owner's permission;
2. Signs shall not be located on city property, in city right-of-way, or within a required clear vision area;

3. ~~Such signs~~ shall be removed within ten (10) days after the relevant election. At the end of the ten (10) day period, the sign becomes an unauthorized sign, as per Section 4-7-~~225~~02 C;
4. No sign permit is required.

#### Q. Portable Sign.

Portable sign requirements are as follows:

1. ~~Such signs are limited to~~ May only be in the CC CentralCommercial district.
2. May be a maximum of six (6) square feet in area and six (6) feet in height;
- ~~2.3.~~ ~~Such~~ signs are limited to one (1) sign per business, which must be located in front of the business and within ten (10) feet of the business if a ground floor use, and within ten (10) feet of the stairway or elevator providing access to the business if not a ground floor use; and sign may be displayed only during business hours; and
- ~~3.4.~~ ~~Such signs shall not be~~ May be placed in the public right-of-way subject to an encroachment permit. ~~except in the Commercial Center (CC) district.~~

#### R. Sale, Lease or Rent Sign.

Sale, lease, or rent sign requirements are as follows:

1. ~~Such signs shall not exceed~~ May be six (6) square feet in area ~~nor and~~ eight (8) feet in height;
2. ~~Such signs~~ shall only be displayed on the property for which they pertain. Only one sign shall be displayed per street frontage;
3. ~~Such signs~~ shall not be illuminated; and
4. No sign permit is required.

#### S. Service Station Signs.

Service station sign requirements are as follows:

##### A. Freestanding Sign.

1. One ~~such~~ freestanding sign is allowed per street frontage;

2. ~~Such sign~~ shall not exceed twenty-four (24) square feet in area nor eight (8) feet in height;
  3. The price component may have changeable copy of the sign which shall not exceed twelve (12) square feet in area;
  4. The sign shall have a monument base of masonry construction or other architectural grade material approved through design review;
  5. Address numerals shall be included on all freestanding sign structures. The numerals shall be at least ~~no smaller than~~ four (4) inches in height; and
  6. A sign permit is required.
- B. A pump-topper sign is a sign, which is affixed to the top or sides of an operable ~~fuel dispensing~~fuel-dispensing pump.
1. ~~Each such signs~~ shall not exceed three ~~(3)~~ feet in area and does not count towards total sign area for the business;
  2. Such signs may display instruction, price, or advertising copy pertaining to any product sold on site;
  3. No sign permits ~~is~~ is required.

C. Canopy Sign.

**T. Special Event Signs.**

1. Grand opening signs are subject to the following:
  - a. All businesses shall be permitted to display grand opening signs, on a one-time basis, for a maximum of thirty (30) consecutive days. Grand openings may be extended by written approval of the Development Services Manager in the event that a business is currently processing through Design Review Board for sign approval, but in no event shall the permit extension exceed sixty (60) days in duration;
  - b. Grand opening permits may include banners, pennants, wind-driven spinners, streamers, balloons, flags, and inflatable signs; and
  - c. A sign permit is required.
2. Significant event signs are subject to the following:

- a. ~~Significant event signs~~ are limited to (1) event per year for up to seven (7) consecutive days;
  - b. ~~Grand opening permits~~ may include banners, pennants, wind-driven spinners, streamers, balloons, flags, and inflatable signs; and
  - c. A sign permit is required.
3. Going out of business signs are subject to the following:
- a. All businesses shall be permitted to display going out of business signs on a one-time basis for a maximum of thirty (30) consecutive days;
  - b. The business shall cease and be discontinued at that specific location upon the disposal of the stock of goods on hand or after thirty (30) days, whichever comes first after the going out of business signage is first displayed;
  - c. ~~Grand opening permits~~ may include banners, pennants, wind-driven spinners, streamers, balloons, flags, and inflatable signs; and
  - d. A sign permit is required.

#### U. Subdivision Advertising.

Subdivision advertising requirements are as follows:

- 1. ~~Such signs~~ may be maintained for a period of two (2) years, or until all the lots in the subdivision are sold, whichever occurs first;
- 2. ~~Such signs~~ may be illuminated, but shall not be located within one hundred (100) feet of any existing structure;
- 3. ~~Only one such~~ One sign shall be displayed per street frontage (perimeter), with a maximum of two (2) such signs per recorded subdivision;
- 4. ~~Such sign~~ shall not exceed eight (8) square feet in area nor twelve (12) feet in height;
- 5. Any off premise subdivision advertising sign shall not exceed thirty-two (32) square feet in area nor eight (8) feet in height and shall require a use permit;
- 6. Total maximum allowable sign area shall not exceed one hundred sixty (160) square feet per recorded subdivision including all on-site and off-~~premise site~~ signs;
- 7. Festive flags allowed with a maximum height of three (3) feet; and

8. A sign permit is required.

## V. Window Signs.

Window sign requirements are as follows:

1. ~~Window signage~~ shall be limited to twenty-five percent (25%) of the total window area in which it is placed, including all graphics and trademarks. For the purposes of this Code, doors are not considered windows and the twenty five percent (25%) limitation is measured as the smallest rectangle to include all graphic, logos, and copy. Sign requirements may be modified or revised by the Development Services Manager when necessary for security and crime prevention;
2. ~~Window signage~~ shall not be placed above the ground floor of the building without Design Review Board approval; and
3. No sign permit is required.

## ~~Section 4-7-401 — One and Two Family Dwellings.~~

~~A. — One and Two Family Dwelling Signs.~~ Signs for one and two family dwellings are permitted as follows:

- ~~1. One and two family dwellings shall provide four (4) inch address numbers on the front elevation, and on the front and rear elevations when abutting an alley. Buildings with perimeter walls shall have the number on the outside of the wall. (move to address signs)~~
- ~~2. For one and two (2) family dwellings, an identification sign not exceeding one square foot in area is permitted giving the name only of the land or building on which displayed or of the owner or lessee thereof; and (move to building mounted)~~
- ~~3. No sign permit is required. (move to building mounted)~~

## ~~Section 4-7-402 — Multifamily Dwellings.~~

~~A. **Apartment and Condominium Signs.** Signs for apartments and condominium uses in the MU zone districts are permitted as follows:~~

- ~~1. A building mounted sign not exceeding six (6) square feet in area is permitted. The height of such sign~~



## Chapter 4-704 Sign Permits, Fees and Procedures.

### A. Sign Permits and Fees.

1. A sign permit shall be required in order to erect, install, relocate, modify or change any sign within the city unless otherwise noted. "Modify", as it is used herein, shall mean any change in or to an existing sign, its face, copy, colors or supporting structures; except that maintenance of a sign shall not be considered a modification.
2. Failure to conform to the conditions of a sign permit, including any conditions or stipulation attached thereto by the city council or any applicable board, shall render such permit void.
3. Fees for sign permits shall be required and payable in such sums as the City Council may, from time to time, establish by resolution.
4. All electrical work must comply with the Tempe electrical code.

### B. Permit Procedures.

**Sign Permit Criteria.** Sign permits are subject to review and approval by the Development Services Director, or Design Review Board as per Section 4-602. The following information shall be submitted to obtain a sign permit, except as may be waived or modified by the Development Services Director:

1. Two (2) drawings, prepared to scale, of the proposed signage shall be submitted to the Development Services Department; and
2. The two (2) scaled drawings shall include all of the following information:
  - a. The address of the site for the proposed signage;
  - b. All sign dimensions, including the height of the signage;
  - c. Sign materials and colors;
  - d. A site plan showing the proposed locations of signage;
  - e. Any building elevations showing proposed locations of signage;
  - f. The sources of sign illumination and applicable details of the fixture and screening;
  - g. The applicant's name, name of business, business address, and work telephone number; and

- h. The fee as required.

## Chapter 8 – Lighting

**Section 4-801 Purpose and Applicability.**

**Section 4-802 Photometry Plan.**

**Section 4-803 Lighting Standards.**

**Section 4-804 Prohibited Lighting.**

**Section 4-805 Exemptions.**

**NOTE: Need to add holiday lighting to this section. We moved the following from the sign section and need to put it somewhere in this section: “Ornamental twinkling lights not exceeding x foot candle are permitted when part of a window display, patio, landscape or other integral part of a business;**

**Section 4-801 Purpose and Applicability.**

**A. Purpose.** This Chapter applies to lighting for uses on parcels (i.e., not in the public right-of-way). It is intended to ensure appropriate lighting levels that support wayfinding and crime prevention, allow flexibility in architectural design, minimize undesirable light and glare into adjoining properties, and minimize light pollution into the nighttime sky.

**B. Applicability.** Except as noted in section 4-805, Details of all exterior lighting installations require the approval of the Development Services Department prior to installation. Any person applying for a building, electrical or sign permit to install outdoor lighting fixtures shall as a part of said application submit evidence that the proposed work will comply with the provisions of this Chapter.

**Section 4-802 Photometry Plan.**

Any building or development submitted for approval shall contain information on the type of lighting and illumination levels proposed (“photometry plan”). The contents of photometry plans shall be as specified in Appendix D-\_. The applicant shall also indicate the proposed timing of installation, including any request to bond lighting improvements as part of a landscape improvement bond.

**Section 4-803 Lighting Standards.**

Prior to issuance of a building, electrical or sign permit, the Development Services Manager shall determine that the submitted plans and details for said permit are in conformance with the following standards. The stamping of the plans and the signature of the Development Services Manager or his designated representative and

the date of the signature shall indicate that the plans are in conformance. Should the applicant desire to substitute outdoor light fixtures or lamps to be installed on private property after a permit has been issued, the applicant shall submit all changes to the Development Services Manager for approval, with adequate information to assure compliance with this Chapter.

- A. **Illumination in General.** Exterior lighting shall provide for appropriate and desirable nighttime illumination for all uses on and related to the site, including, but not limited to, pedestrian pathways, plazas, courtyards, building entrances, parking and driveway areas, automatic teller machines (ATMs), and other outdoor spaces commonly used at night. Lighting of exterior areas shall reduce conflicts between building design and landscape treatments, provide appropriate surveillance for crime prevention, and minimize glare or intrusive light onto adjoining properties and into the night sky.
- B. **Maximum Illumination Levels.** The maximum foot candles for on-site lighting is forty (40) foot candles as measured at grade, based on light loss factor of 0.68 for metal halide lighting and 0.72 for high pressure sodium lighting. Refer to Section 4-805 Exemptions; and the maximum output limit for on-site lighting shall be no greater than one hundred (100) watt incandescent. The specific light output requirement may be less based on the functional needs of the use, light and glare impacts to adjoining residential uses, surveillance needs, and security risk factors. The Development Services Manager is responsible for determining applicable illumination standards for individual uses based on this Chapter.
- C. **Mounting and Operation of Light Fixtures.** The mounting and operation of light fixtures shall be governed by the following:
  1. Building mounted light fixtures shall be attached only to walls and the top of the fixture shall not be higher than necessary to illuminate the area required. areas listed under 3-412(B);
  - 1.
  2. In any residential zoning district or within fifty (50) feet of any residential zoning district, freestanding light fixtures shall not exceed eighteen (18) feet tall, except as taller standards for parks may be approved by the Development Services Manager. Within the next fifty (50) to one hundred fifty (150) feet of any residential zoning district, freestanding light fixtures shall not exceed twenty-five (25) feet tall. In all other locations, freestanding light fixtures shall not exceed thirty (30) feet tall;
  3. To comply with 1 and 2 above 3, height shall be measured from the top of a light fixture to the adjacent grade at the base of the support for that light fixture;
  4. Controls for lights outside of for rest rooms identified for general public use shall be of the style that cannot be turned off or on by users other than staff;
  5. Light fixture design:

a. Outdoor light fixtures, which are fully shielded to direct all light below a horizontal plane and have no lens, which drops below the fixture, may use **any** illumination source (up to a maximum of 40 foot-candles, sec 4-803.B).

b. Outdoor light fixtures which have a lens or diffuser which is visible above the horizontal plane and constructed of white/opal glass are considered non-shielded and filtered and shall be limited to the light output equal to a 100 watt incandescent bulb (no greater than 1700 lumens).

c. Outdoor light fixtures which have a lens or diffuser which is visible above the horizontal plane and constructed of clear or prismatic glass are considered non-shielded and non-filtered and shall be limited to the light output equal to a 50 watt incandescent bulb (no greater than 600 lumens).

~~a. All outdoor light fixtures except those exempted in this Section shall be fully shielded and contain a flat lens. No portion of a lens or bulb may project below the bottom of the light fixture ("full cut off"), except as may be approved through Design Review;~~

~~b. Those outdoor light fixtures required to be filtered by subsection "c", below, shall have glass acrylic or translucent enclosures. (Quartz glass does not meet this requirement.); and~~

~~e. The foot candle level at the property line adjacent to a single family district (from the proposed lighting) shall be "0".~~

6. All conduit shall be concealed;

~~7. Specifications for "up" lighting shall be considered an architectural feature with a maximum of \_\_\_ foot candles, and as approved through Design Review; The foot candle level at the property line adjacent to a single family district (from the proposed lighting) shall not exceed one-half (.5) foot-candle.~~

7.

Specifications for lighting next to a residential use shall not spill over onto that use; the Development Services Manager may require lower light levels, ~~motion activated lights~~, and other standards next to residential uses to minimize light pollution and reduce glare; and

9-7. Other conditions related to lighting may be required through Design Review.

**D. Specific Areas to be Illuminated.** The following areas on a building or development shall be illuminated to the minimum security lighting levels shown below:

1. All loading areas and docks shall be illuminated with ~~three (3) to~~ four (4) foot-candles of light from dusk to dawn, at finish grade to six (6) feet above finish grade;

2. Carport parking structures shall be illuminated with ~~two (2) to~~ three (3) foot-candles, including the adjacent landscape area from dusk to dawn at finish grade to six (6) feet above finish grade;
3. Parking structures or parking garages shall be illuminated with ~~a minimum maintained of~~ ten (10) foot-candles dawn to dusk and four (4) foot-candles from dusk to dawn. Sub-level parking shall be illuminated twenty-four (24) hours with a minimum maintained of four (4) foot-candles at finish grade to six (6) feet above finish grade. Transitional lighting will be required at all entry areas;
4. All stairwells, landings and under the lower landing shall be illuminated with ~~a minimum of~~ five (5) foot-candles. All luminaires shall be vandal resistant that resist tampering, incorporate vandal resistant refractors (lens) and be provided with a gasket or seal that is designed to resist rain, dust and insect contamination;
5. Breezeway lighting shall be illuminated with four (4) ~~to five (5)~~ foot-candles from dusk to dawn. Transitional lighting will be required at all entry areas to the breezeway corridor;
6. Exterior pedestrian walkways and adjacent landscape areas within twenty (20) feet of the walkway shall be illuminated with ~~from~~ one-half (0.5) ~~to one (1.0)~~ foot-candle of light from grade to six (6) feet above finish grade and illuminated from dusk to dawn. Pedestrian gates shall be illuminated to five (5) foot candles and one (1) foot candle within a 20 foot radius;
7. Retention areas shall be illuminated with one-half (0.5) ~~to (1.0)~~ foot-candle of light from grade to six (6) feet above finish grade and illuminated from dusk to dawn;
8. Cluster or gang mailboxes shall ~~be illuminated with~~ located within ten (10) feet of a light to provide five (5) foot-candles of light for a fifteen (15) twenty (20) foot radius of the mailboxes;
9. Secondary lighting may be required to supplement the primary security lighting due to design elements and landscape conflicts, in order to meet the minimum lighting criteria;

10. Parking lots, aisles and refuse areas shall be illuminated as follows:

- a. Parking spaces shall be illuminated with two (2) foot candles;
  - b. Parking aisles shall be illuminated with one (1) foot candle;
  - c. Refuse areas shall be illuminated to two (2) foot candles, with gates five (5) foot candles.
- Parking lot, adjacent landscape areas in the parking lots and refuse areas shall be illuminated with one (1) to two (2) foot candles of light from finish grade to six (6) feet above grade; and

~~11.~~ All building entrances shall be illuminated with ~~a minimum maintained of~~ five (5) foot-candles (between dusk to dawn) at the entrance ~~finish grade to six (6) feet above finish grade, with a~~ and two (2) foot candles within a 15 foot radius ~~of not less than fifteen (15) feet~~ from the center point of the entrance.

~~E. Requirements for Shielding and Filtering of Outdoor Lights~~

<del>Fixture Lamp Type</del>	<del>Shielded</del>	<del>Filtered</del>
<del>Low Pressure Sodium</del>	<del>Fully</del>	<del>None</del>
<del>High Pressure Sodium</del>	<del>Fully</del>	<del>None</del>
<del>Metal Halide</del>	<del>Fully</del>	<del>Yes</del>
<del>Fluorescent</del>	<del>Fully</del>	<del>Yes</del>
<del>Quartz</del>	<del>Fully</del>	<del>None</del>
<del>Incandescent</del>	<del>Fully</del>	<del>None</del>
<del>—Greater than 160W</del>		
<del>Incandescent</del>	<del>None</del>	<del>None</del>
<del>—100W or Less</del>		
<del>Mercury Vapor</del>	<del>Not permitted</del>	
<del>Fossil Fuel</del>	<del>None</del>	<del>None</del>
<del>Glass Tubes</del>	<del>None</del>	<del>None</del>
<del>—filled with Neon, Argon, Krypton</del>		
<del>Other Sources</del>	<del>As approved</del>	

**Section 4-804 Prohibited Lighting.**

Except as provided under Section 4-804, Exemptions, the following types of lights are limited or prohibited, as applicable:

~~A. Wal-pac lights. Wal-pac lights are prohibited;~~

~~B.A. Recreational Facility.~~ No outdoor recreational facility, public or private, shall be illuminated after 11:00 p.m. except to conclude any recreational or sporting event or other activity conducted at a ball park, outdoor amphitheater, arena, or similar facility in progress prior to 11:00 p.m.;

~~C.B. Outdoor Building, Landscape Treatments and Signs.~~ The unshielded outdoor illumination of any building or landscape treatment is prohibited, except as noted in Section ~~4-805, below~~ 4-803.C.5, above. Lighting fixtures used to illuminate an outdoor advertising sign (billboard) shall be mounted on the top of the sign structure and shall comply with the shielding requirements of this Chapter. ~~All illuminated outdoor advertising signs shall be equipped with an automatic time controller that prevents the operation of the lighting fixtures between the hours of 11:00 p.m. and sunrise;~~

~~D.C. Mercury Vapor.~~ The installation or use of mercury vapor fixtures is prohibited.



## Section 4-805 Exemptions.

**A. Exemptions.** The following types of lights are exempt from the standards in Sections 4-803 and 4-804:

1. Lighting used for single family homes and accessory buildings, provided no measurable light spills over to adjacent property.

1. Flag pole lighting:

Lighting specifically directed at a flag may be unshielded and unfiltered provided that the beam spread is limited to a narrow spot (approximately 7 degrees) and the fixture aperture is concealed by a matrix grid to limit glare.

4. Lighting of baseball fields, softball fields, football fields, soccer fields, golf courses and golf driving ranges shall be exempt from the height requirements;

1.

Lighting of baseball fields, softball fields, football fields, soccer fields, golf courses and golf driving ranges, and other similar sporting venues, shall be allowed to exceed the maximum illumination limitation level of forty (40) foot-candles until 11:00 PM;

2 Automobile dealerships in the Autoplex are allowed a maximum illumination level of eighty (80) foot-candles at display areas until 11:00 pm.

2. Fossil fuel light produced directly or indirectly by the combustion of natural gas or other utility-type fossil fuels is exempt from the provisions of this Section;

3. City of Tempe ornamental lighting is exempt from the provisions of this Section and is a permitted lighting installation;

4. Glass tubes filled with neon, argon or krypton do not require shielding or filtering.

4.5. Lighting necessary for construction or emergencies is exempt from the provisions of this Chapter, provided said lighting is temporary and is discontinued immediately upon completion of the construction work or abatement of the emergency necessitating said lighting;

5.6. Searchlights require a temporary exemption approval, as provided under subsection 6, below:

6.7. Temporary exemptions to the requirements of this Chapter may be granted by the Development Services Manager upon finding that the exemption does not violate any provision of Part 3 (Land Use) or Part 5 (Overlay Districts), and it would not pose a hardship on any adjacent property or use. Such requests shall be submitted in writing on a form provided by the Development Services Department and include the following information:

- a. Specific exemption(s) requested;
- b. Type and use of exterior light involved;
- c. Duration of time for requested exemption;

- d. Type of lamp and foot candles;
- e. Total wattage of lamp(s); and
- f. Proposed location of exterior light.

7.8. For street lighting within the public right-of-way, the Development Services Manager or Public Works Manager may approve an alternate type of lighting not otherwise provided in this Chapter if he or she finds that the proposed design, material or method:

- a. Provides approximate equivalence to the specific requirements of this article; or,
- b. Is otherwise satisfactory and complies with the intent of this article.

## Chapter 9 – Public Infrastructure

- Section 4-901 Purpose and Applicability.
- Section 4-902 General Requirements for Public Improvements.
- Section 4-903 Transportation Improvements.
- Section 4-904 Sanitary Sewer, Storm Drainage, and Water System Improvements.
- Section 4-905 Private Utilities Coordination

### Section 4-901 Purpose and Applicability.

- A. **Purpose.** The purpose of Chapter 9 is to ensure the timely provision of adequate infrastructure, and promote orderly and efficient growth consistent with the Tempe General Plan.
- B. **Applicability.** This Code provides general requirements for transportation, sanitary sewer, water, and storm drainage system improvements. Conformance with the City of Tempe Engineering Design Criteria and related standards is also required of new development projects. (See Appendix B-4.)

### Section 4-902 General Requirements for Public Improvements.

- A. **Conformance With Public Facility Standards.** Development plans, when required to establish a new use or development, shall conform to the general standards contained in this Section, prior to the City granting land use or development approval. Public improvement design and construction, including sanitary sewer, water, storm drainage facilities, transportation facilities, street lights, public parks, or other improvements shall not be undertaken except after the appropriate plans have been approved by the City, permit fees paid, and permit issued. The design standards are described in the Engineering Design Criteria Manual in Appendix B-3. Construction standards are the MAG standards with City of Tempe supplements.
- B. **Impact Analysis.** The City or other agency with jurisdiction may require an impact analysis prepared by a qualified engineer to determine sanitary sewer system, water system, storm drainage system, traffic, access, circulation and other public facility mitigation requirements.
- C. **Conditions of Approval.** The City may conditionally approve a land use or development application to ensure that the proposed development complies

with applicable standards. Public facility improvements required as a condition of approval (i.e., when not otherwise proposed by the applicant), shall be roughly proportional to the impact of development and follow the Public Improvements (Exactions) Policy contained in the Engineering Design Criteria Manual.

- D. **Construction Plan Review and Permitting.** Public facility improvements (i.e., improvements to be dedicated to the City of Tempe) shall require a construction permit subject to review and approval by the City Engineer prior to commencing work.

**Section 4-903      Transportation Improvements.**

- A. **Purpose.** The purpose of this Section is to ensure that new developments and redevelopment projects provide for a safe, attractive, and functional transportation system that accommodates all modes of transportation (walking, bicycling, transit, and accessibility) in conformance with the Comprehensive Transportation Plan.
- B. **Street Access.** All developments shall have approved access to a public street, in conformance with the provisions of Chapter 6, Access and Circulation.
- C. **Street Layout and Design.** The layout and design of streets and alleys shall conform to the Comprehensive Transportation Plan, the design standards and cross-sections contained in the City of Tempe Engineering Design Criteria and the City of Tempe Pedestrian and Bicycle Facility Design Guidelines.
- D. **Dedications.** Required street improvements and dedications shall conform to the City of Tempe Comprehensive Transportation Plan.
- E. **Connectivity.** To promote efficient circulation, accessibility, and neighborhood traffic calming, the design of new streets and street connections shall conform to the following maximum block length standards:
  - 1. Commercial and Mixed-Use Districts: 600 feet, except 400 feet shall be required in the Pedestrian Overlay District;
  - 2. Residential Districts: 1,200 feet, except 600 feet shall be required in the Pedestrian Overlay District;
  - 3. Industrial Districts: 1,200 feet, except 600 feet shall be required in the Pedestrian Overlay District.

The maximum block length may be increased (adjusted) by demonstrating that site conditions, or, the proposed development and use of the site make a shorter block length impracticable, and that other provisions are made for pedestrian and bicycle circulation. Appropriate provisions shall include, but are not limited to a safe, direct, and ADA accessible pedestrian access way

being provided through the site, in conformance with the standards in Chapter 6, Access and Circulation.

- F. Neighborhood Accessibility and Traffic Calming.** Proposed streets, street extensions, driveways, and pedestrian access ways shall be designed and located to slow traffic on local streets between residential neighborhoods and existing or planned commercial services and amenities, such as schools, shopping areas, parks, and transit facilities. Traffic calming features may also be required for the circulation systems and street access points of larger developments. Traffic calming measures, such as curb extensions, traffic circles, roundabouts, and special paving at intersections, shall conform to the City's Engineering Design Criteria, Pedestrian and Bicycle Facility Design Guidelines, and emergency service provider requirements. Streets, driveways and pedestrian access ways also conform to the Americans with Disabilities Act (ADA).
- G. Transit Facilities.**
1. Bus pull-outs, shelter pads, shelters, and related right-of-way and easements may be required when a development is adjacent to an existing or planned bus stop or transit station. These facilities shall be integrated into the overall pedestrian plan of a project, and designed consistent with the Engineering Design Criteria and Pedestrian and Bicycle Facility Design Guidelines.
  2. Pedestrian walkways shall be designed to provide a direct connection between the main building entrance and public sidewalks and transit stops. Landscape plans shall be designed to provide shading of the pedestrian walkways and transit stops, where applicable.
  3. Bus stop locations shall be subject to review and approval by the Public Works Manager.
  4. Furniture installed at bus stops shall be located to provide an accessible route between components and switch boxes, mailboxes, and utility boxes.
  5. All bus stops shall meet or exceed current ADA requirements for transit.
  6. Bus pullout areas shall be subject to review and approval by the Public Works Manager.
- H. Street Lights.** Street lights shall be installed concurrent with other City infrastructure requirements prior to occupancy, and conform to the City of Tempe Engineering Design Criteria and Standard Details, and the Pedestrian and Bicycle Facility Guidelines. Street lights in areas with overlay districts or redevelopment plans shall conform to any applicable guidelines (e.g., pedestrian lighting). Street light standards for private streets shall be determined through the Design Review or Planned Area Development process, as applicable.

- I. Street Stubs.** Streets shall be extended to the boundary lines of the parcel or tract to be developed when the decision-making body determines that the extension is necessary to give street access to future development on an adjoining parcel. These street stubs are not considered to be cul-de-sacs. The City may require the developer to provide a temporary barricade, and/or turnaround for street stubs over 150 feet in length.
- J. Grades and Curves.** Street grades and curves shall conform to the City of Tempe Engineering Design Criteria.
- K. ADA Accessibility.** Standards for the design of curbs, curb cuts, driveway approaches, ramps, gutters, sidewalks, and paving shall provide ADA accessibility and conform to the City of Tempe Engineering Design Criteria and Standard Details, and Pedestrian and Bicycle Facility Design Guidelines.
- L. Private Streets.** P.A.D. approval is required to develop private streets. Access control gates shall conform to Police, Fire, and Refuse access standards and provide emergency access override switches acceptable to the Fire Marshal. Private streets are required to meet the same construction as public streets, and lighting levels shall conform to City standards. The developer must provide a warranty on private roads
- M. Street Names.** No street name shall be used which duplicates or could be confused with an existing street name in the City of Tempe or adjacent city. Street names, signs, and address numbers shall conform to the established pattern in the surrounding area, and be subject to review and approval by the City of Tempe Engineering Division.

#### **Section 4-904 Sanitary Sewer, Storm Drainage, and Water System Improvements.**

- A. Adequate Public Facilities.** Adequate sanitary sewer, storm drainage, and water system facilities, including required fire flow, shall be provided concurrent with development and redevelopment projects, in conformance with the City of Tempe Water Facility Master Plan, Storm Drainage Master Plan, and Sanitary Sewer Master Plan.
- B. Design.** The design of sanitary sewer, storm drainage, and water system facilities shall conform to the City of Tempe Engineering Design Criteria and Standard Details, and shall be subject to review and approval by the City Engineer prior to construction. A grading or drainage plan submittal to engineering is required prior to development approval. Storm water retention facilities shall additionally conform to the landscape standards in Section 4-506.
- C. Underground Facilities.** All sanitary sewer and water system facilities shall be located underground, with the exception of some valves, clean-out manholes, mechanical and electrical devices, and similar devices which must be located above ground. Storm water retention facilities are the only type of public

facility that may be permitted on the surface of the land. The city may require the relocation of existing utilities that are above ground to be underground.

- D. Storm Water Retention Required.** Storm water retention is an integral component of the City's storm water management program. Due to limitations of discharge outlets, on-site retention is a high priority element for a successful program to minimize flooding and related property damage. All development is required to provide retention of the 100-year, one-hour storm on property outside of public rights-of-way. See also, Engineering Design Criteria Manual.

#### **Section 4-905 Private Utilities Coordination**

When a development, addition, or change in use requires new or expanded utility services (e.g., telephone, natural gas, cable television, etc.), the developer/builder is required to contact the appropriate utility companies and coordinate underground installation of the utilities. The City will not participate in the cost of constructing or relocating utilities for private development. The developer/builder is also responsible for contacting the Salt River Project Valley Water Use Authority for projects involving wells or ground water withdrawal.



**DELETE THIS CHAPTER****Chapter 10 – Transportation Demand Management****~~Section 4-1001 — Purpose and Applicability.~~****~~Section 4-1002 — Employee Transportation Coordinator.~~****~~Section 4-1003 — Bicycle Commuter Requirements.~~****~~Section 4-1004 — Carpool Parking.~~****~~Section 4-1005 — [reserved for other options/requirements]~~****~~Section 4-1001 — Purpose and Applicability.~~**

~~A. **Purpose.** [to be completed following city staff review]~~

~~B. **Applicability.** [large employers, to be defined]~~

**~~Section 4-1002 — Employee Transportation Coordinator.~~**

~~One Employee Transportation Coordinator (ETC), as provided for in the Maricopa County Trip Reduction Ordinance, shall be designated for \_\_. The ETC shall maintain a supply of car pool, transit, and bicycle commuting educational materials for distribution to employees.~~

**~~Section 4-1003 — Bicycle Commuter Requirements.~~**

~~Office uses containing more than \_\_ square feet of floor area (i.e., single use office buildings with \_\_ or more square feet of floor area or tenant office uses in excess of \_\_ square feet of floor area within multi tenant buildings) shall conform to the following standards to support bicycle commuting:~~

~~A. **Shower Facilities.** Provide shower facilities on premise to support bicycle commuting by employees. Such facilities shall:~~

~~1. Be accessed from inside the building and available for use by all building employees. Shower facilities may serve individual or multiple office uses;~~

~~2. One shower facility shall be provided for men and one facility for women for every \_\_ square feet of space in office use;~~

- ~~3. Each shower facility shall contain a shower stall for one person and have an adjoining changing room or stall;~~
- ~~4. One clothes locker room shall be located to adjoin each shower facility and may serve multiple co-located shower facilities. At least — gym type lockers shall be provided for each shower facility;~~
- ~~5. Shower facilities may be co-located with a rest room facility of the same sex, and may access directly to the restroom facility. Where shower and rest room facilities are co-located, the rest room may contain the required clothes lockers;~~
- ~~6. Each shower facility shall comply with applicable building code and Health Division regulations.~~
- ~~7. Compliance shall be required prior to issuance of certificate of occupancy, to allow construction of the shower facilities to occur with other tenant improvements.~~

**~~Section 4-1004 — Carpool Parking.~~**

~~{may be completed following staff review}~~

**~~Section 4-1005 — [reserved for other options/requirements]~~**

~~{may be completed following staff review}~~